

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

Survey No. B-4836

### 1. Name

Historic 2215 - 2223 Choptank Court  
and / common

### 2. Location

street & number 2215 - 2223 Choptank Court  
city, town Baltimore  
state & zip code Maryland 21231 county

### 3. Classification

<b>Category</b>	<b>Ownership</b>	<b>Status</b>	<b>Present Use</b>	
<input type="checkbox"/> district	<input type="checkbox"/> public	X occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
X building(s)	X private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	X private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	X yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	<input type="checkbox"/> not applicable	<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

### 4. Owner of Property

name  
street & number telephone  
city, town state & zip code

### 5. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore City Land Records liber  
street & number Clarence Mitchell Courthouse folio  
city, town Baltimore State Maryland

### 6. Representation in Existing Historical Surveys

title  
date federal state county local  
depository for survey records  
city, town state & zip code

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## 7. Description

**Condition**

☐ excellent  
☐ good  
☒ fair

☐ deteriorated  
☐ ruins  
☐ unexposed

**Check One**

☐ unaltered  
☒ altered

**Check One**

☒ original site  
☐ moved:  
date of move: \_\_\_\_\_

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

This row of five two-bay-wide, two-story brick houses with low-pitched gable roofs located on the south side of Choptank Ct., west of the 400 block of S. Madeira St., are typical of the small alley houses built in Baltimore in the 1850s, often along especially narrow secondary alley streets running perpendicularly off the main "alley" street, as is the case here. In this particular case, the houses were not built until 1870—a late date for this style. Often alley houses such as these are still occupied by working class families and many are still covered with the formstone put on in the 1950s or 1960s.

The houses are two stories in height, 13' wide and occupy lots 39' deep. Each house is only two rooms deep and there is no rear kitchen addition. The pitch of the gable roof is especially low, a characteristic of this particular type of two-story, gable-roofed alley house. The houses are constructed in common bond, and were always painted, but most of the facades are now covered with formstone.. Originally each house had a simple brick corbelled cornice, but these are now obscured by the formstone. Chimneys are located at the rear end of the house.

Door and window openings have no lintels and brick sills. All of the windows are filled with 1/1 replacement sash. No original doors survive and the row shows a mix of replacement door styles, all surmounted by a single light transom. The houses sit on low basements, the entrances being reached by one concrete step. A flat-linteled passageway runs back between every pair of houses to allow service access to the rear yards, since the house lots runs back-to-back with those of the north side of Portugal St.

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## 8. Significance

Period	Area of significance	check one & justify			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion	
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture	
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input checked="" type="checkbox"/> social/	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration	<input type="checkbox"/> philosophy	<input type="checkbox"/> theatre	
<input type="checkbox"/> 1900	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation	
		<input type="checkbox"/> invention		<input type="checkbox"/> other: specify	

Specific dates 1870

Builder/Architect Frederick Portugal

Prepare both a summary paragraph of significance and a general statement of history and support.

These houses are significant as being representative of a surviving group of extremely modest two-story, gable-roofed houses built in Fells Point in the 1850s – 1860s, to serve as inexpensive housing for the influx of newly arrived immigrant families seeking work in harbor-related activities or in the first small factories being built at this time. This particular group of houses was built at the very end of the period when this style is seen, in 1870, when Frederick Portugal built modest houses on the west side of Madeira St., the north and south side of Portugal Alley, and the south side of Choptank Court, then called Griffin's Court.

Portugal sold most of these houses to German-American semi-skilled workers or laborers employed in nearby early factories, who obtained mortgages from the wide variety of local German-American building and loan associations. In terms of design, the houses are basically the descendants of earlier Federal-style working class housing built in the early decades of the century, but without the usual dormer story of such houses. Because there is no dormer story the roof slope is much less steep in these later versions of the style. The houses are quite tiny, with two small rooms on each floor and a centrally located, tightly winding, narrow staircase.

The houses are especially significant since they today serve as housing for local working class families, just as they did when built one hundred and fifty years ago.

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Survey No. B-4836

## 9. Major Bibliographic References

Mary Ellen Hayward and Charles Belfoure, *The Baltimore Rowhouse*  
(New York: Princeton Architectural Press, 1999)

## 10. Geographic Data

Acreage of nominated property

Quadrangle name

Verbal boundary description and justification

## 11. Form Prepared by

name / title Dr. Mary Ellen Hayward

Organization The Alley House Project

street & number 1306 Carrollton Ave.

city, town Baltimore

date

telephone

state & zip code Maryland 21204

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of proper

Return to:

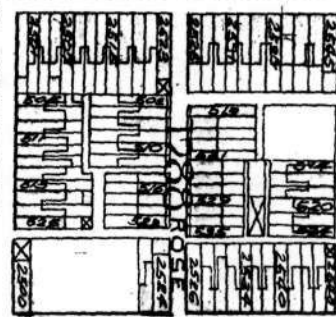
DHCP/DHCD

Maryland Historical Trust

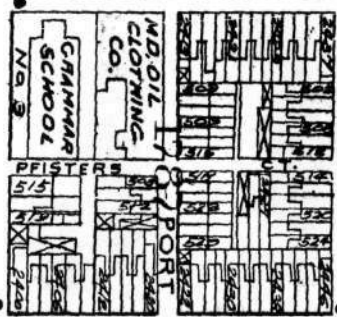
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Crownsville MD 21032-2023

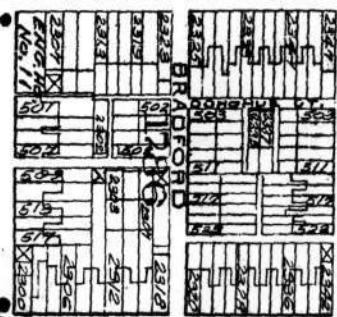
S. LUTZERNE



45 MILTON

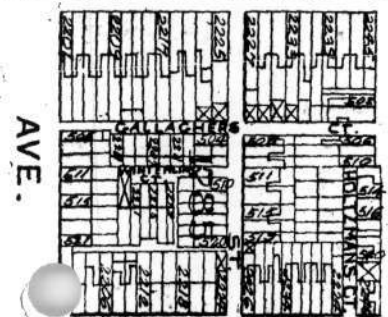


MONTFORD

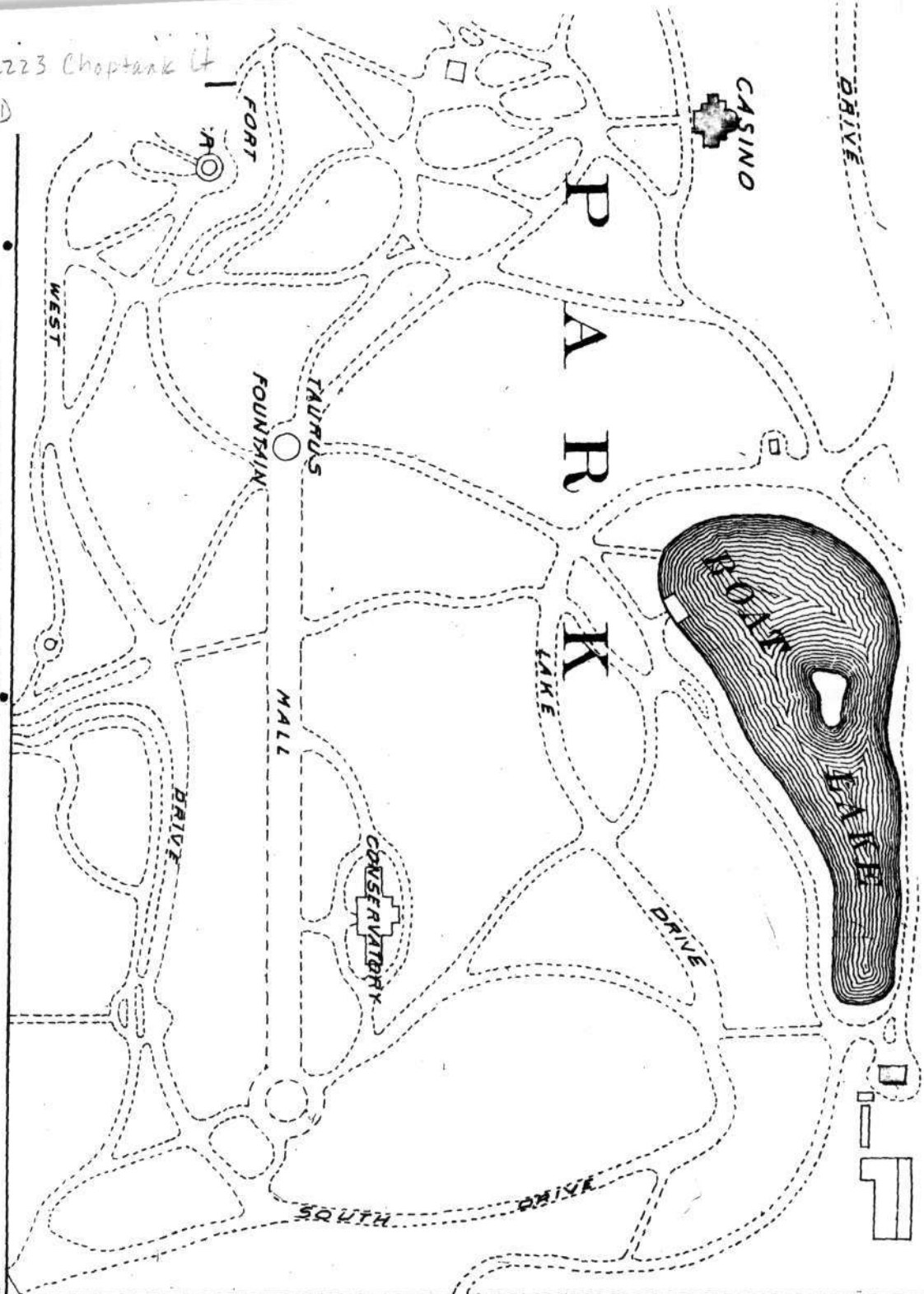


CANTON

501 AVE



AVE.



PARK

CASINO

FORT

TAURUS

FOUNTAIN

MALL

DRIVE

SOUTH DRIVE

DRIVE

ROCK

LAKE

2215-2223 Choptank Ct  
BALTO. MD

B-4836

INGTON

E. PRATT

105 S. PATTERSON PARK 65

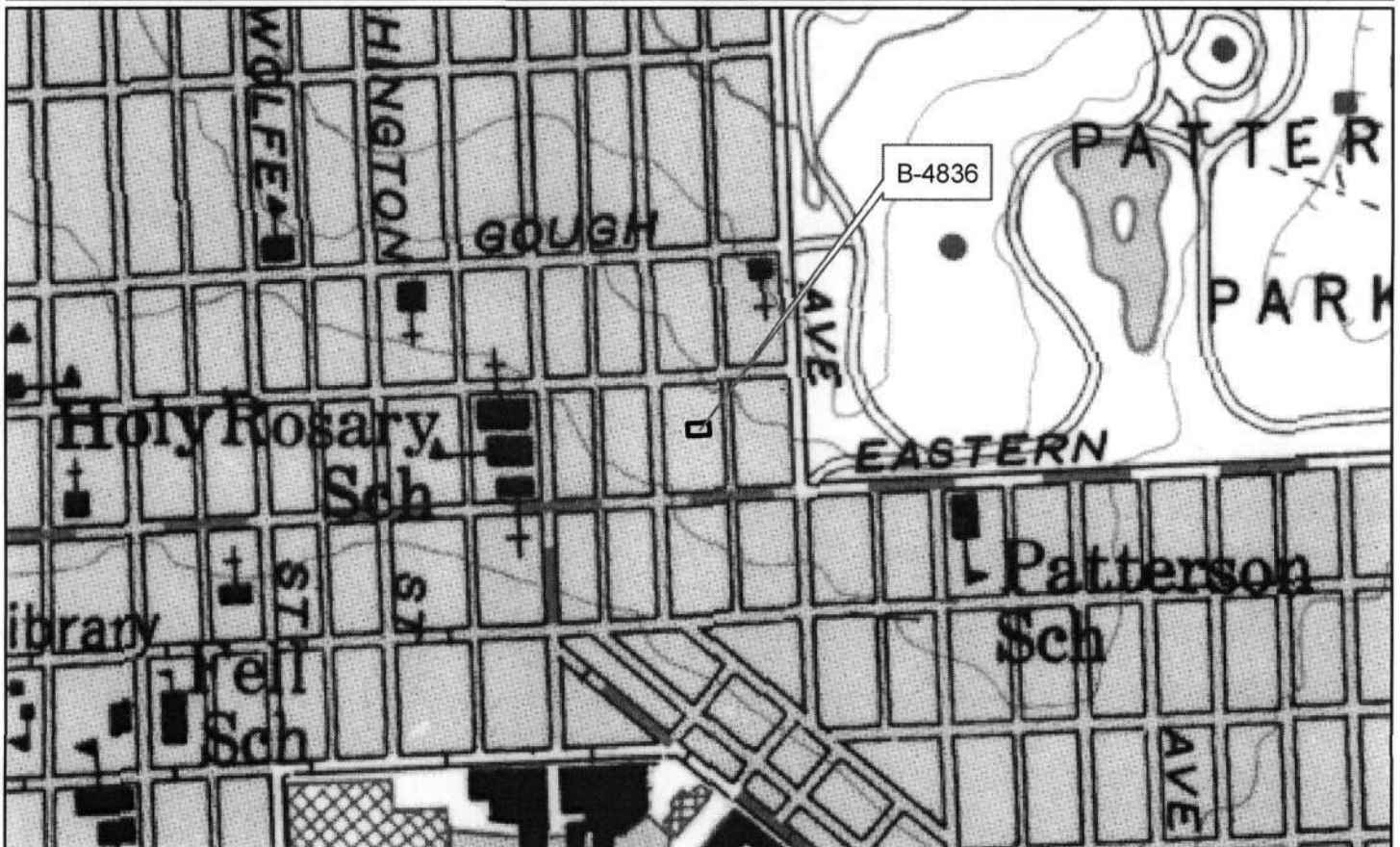
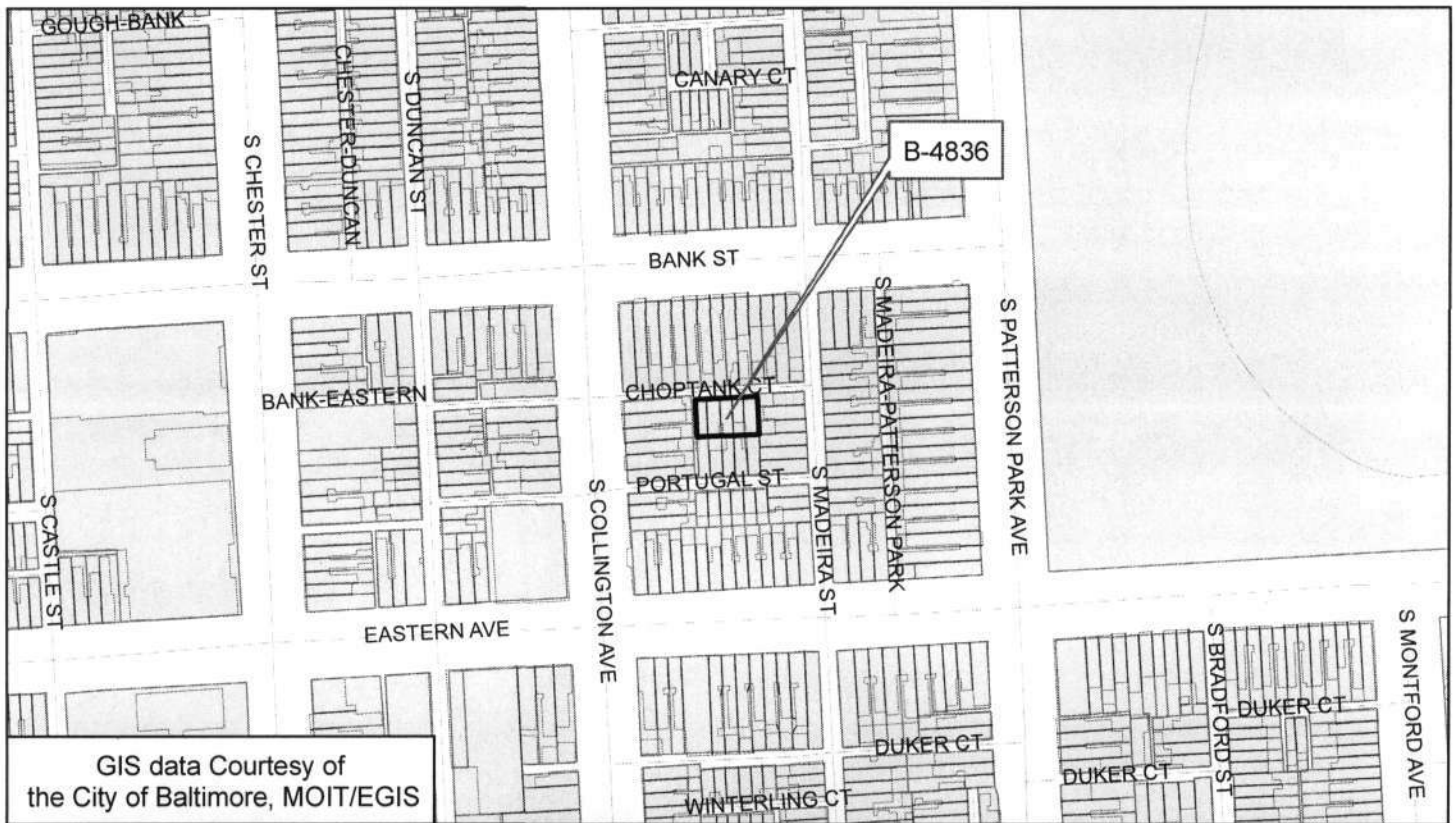
GOUGH

BANK

OFFICE



B-4836  
2215-2223 Choptank Court  
Block 1776 Lots 099-103  
Baltimore City  
Baltimore East Quad.





2215-2223 Choptank Ct  
FP12



B-4836

2215-2223 Choptank  
Ct.

BALCO.MD.

C. Belfrage

12/97

1/2





2223 Choprank Ct

FP12

B- 4836

2223 Choprank Ct.

BALTO, MD

C. Belfoure

12/97

2/2